



Southampton Township
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**PLANNING COMMISSION MEETING FOR
TUESDAY, JULY 21, 2020
6:00PM AT THE SOUTHAMPTON TOWNSHIP BUILDING**

MEMBERS PRESENT

Jack Benhart - Chairman
George Pomeroy
Glenn Pugh
Daryl Zimmerman
Maria Misner – Recording Secretary

VISITORS PRESENT

Lance Kegerreis - DEBEI

OTHERS PRESENT

CALL TO ORDER

Chairman Benhart called the Planning Commission meeting of July 21st to order at 6:00 p.m.

PLAN REVIEW

SD2020-005 – United Business Park, Lot 10 – Land Development

Lance Kegerreis was present to explain the details of the plan and answer questions. He stated the plan is similar to the development that happened on Lot 7, with a 100,000-sf building. The hope is to attract manufacturing. There is no end-user for the site at the moment.

Mr. Kegerreis explained the floodplain/floodway proximity and the Design Comment from Tim Cormany in his letter dated June 17th. They already have the CLOMR-F dated June 16, 2017 that permits them to raise the floodplain by one foot. After development they will submit an as-built to FEMA for a Final Map Amendment.

Glenn Pugh asked about the status of United Drive connecting to Mainsville Road and crossing Furnace Run Stream.

Mr. Kegerreis explained that they have not heard anything from the Army Corp. of Engineers, but he doesn't expect to for several months. He doesn't think they will get final approval until 2021 especially with the COVID19 shutdowns.

Maria will get a copy of the plan to the Fire Chief for review.

MOTION: Maria Misner moved to conditionally approve the final Land Development Plan for SD2020-005 United Business Park, Lot 10, pending all of Martin & Martin's General, Design and Stormwater comments are satisfied. George Pomeroy seconded the motion which passed unanimously.

SD20-006 Butts/Oberholtzer – Land Subdivision

Maria Misner stated this is a reversal of a lot addition that was done a few years ago from Mr. Oberholtzer to the Butts. Now the Butts wish to see the land back to Mr. Oberholtzer. Martin & Martin comments are minimal.

Township SEO, Vince Elbel, will be in to review the Form B.

MOTION: Maria Misner moved to conditionally approve the Form B provided Township SEO approves it. Glenn Pugh seconded the motion which passed unanimously.

MOTION: Maria Misner moved to approve the Final Land Subdivision for SD20-006 Butts/Oberholtzer. George Pomeroy seconded the motion which passed unanimously.

The meeting was adjourned at 6:28 on a motion by Daryl Zimmerman and a second by Glenn Pugh.

Respectfully Submitted

Maria Misner
Recording Secretary